



Government of the District of Columbia

Advisory Neighborhood Commission 6C

March 16, 2009

Ms. Ruthanne Miller
Chairperson
Board of Zoning Adjustment
441 Fourth Street N.W. Suite 200 S
Washington, D.C. 20001

Re: 317 Constitution Avenue N.E. BZA appeal no. 17903

Dear Chairperson Miller:

On March 11, 2009, at a duly noticed, regularly scheduled monthly meeting of ANC 6C, with a quorum of 5 out of 9 commissioners and the public present, the above-mentioned matter came before us. This is an appeal of Frederick H. Graefe Trust, et al., pursuant to 11 DCMR Sec. 3100 and 3101, from an August 6, 2008, decision of the Department of Consumer and Regulatory Affairs Permit Operations Division to issue building permit no. G0800014, authorizing work facilitating the use of a building as a parking garage in the CAP/R-4 District at 317 Constitution Avenue N.E. (Square 785, Lot 820).

After hearing a presentation of the appeal and comments from neighbors as well as the owner of the premises, the commissioners discussed whether this property fit the description of a private or public parking garage and whether the regulations regarding square footage requirements were based on the entire use of the facility as a parking garage or just that portion being used for parking. The commissioners then voted unanimously, 5:0:0 to support the appeal to the extent that a private/public parking garage may be permitted as a secondary usage in an R-4 District only.

Thank you for giving great weight to the recommendations of ANC 6C.

On behalf of the Commission,

Karen Wirt
ANC 6C chair

BOARD OF ZONING ADJUSTMENT
District of Columbia

CASE NO. 17903

EXHIBIT NO. 17

Please reply to ANC 6C, P. O. Box 77876, Washington, D.C. 20013 Tel. (202) 547-7168

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